

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Tallahassee

State: FL

PJ's Total HOME Allocation Received: \$16,057,650

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State:	29			
% of Funds Committed	93.06 %	91.58 %	8	93.41 %	46		42
% of Funds Disbursed	88.78 %	81.84 %	6	84.68 %	66		62
Leveraging Ratio for Rental Activities	15.44	7.09	1	4.72	100		100
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	78.82 %	1	80.76 %	100		100
% of Completed CHDO Disbursements to All CHDO Reservations***	68.06 %	55.62 %	13	68.18 %	39		39
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	64.63 %	75.03 %	22	80.32 %	9		11
% of 0-30% AMI Renters to All Renters***	49.59 %	37.20 %	10	45.16 %	61		57
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	96.79 %	1	95.04 %	100		100
Overall Ranking:			In State:	7 / 29	Nationally:		72 / 70
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$3,329	\$17,665		\$26,037	246	Units	21.40 %
Homebuyer Unit	\$8,002	\$18,332		\$14,755	610	Units	53.10 %
Homeowner-Rehab Unit	\$19,874	\$27,770		\$20,487	292	Units	25.40 %
TBRA Unit	\$0	\$3,535		\$3,225	0	Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tallahassee FL

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$53,563	\$53,108	\$25,375
State:*	\$66,627	\$95,023	\$35,425
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.73

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	27.2	35.7	2.8	0.0
Black/African American:	68.7	59.1	96.5	0.0
Asian:	0.0	1.3	0.0	0.0
American Indian/Alaska Native:	0.0	0.2	0.3	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.4	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.7	0.0	0.0
Asian/Pacific Islander:	0.0	0.8	0.0	0.0

ETHNICITY:				
Hispanic	3.7	2.2	0.3	0.0

HOUSEHOLD SIZE:				
1 Person:	21.5	45.7	39.9	0.0
2 Persons:	35.8	23.5	28.1	0.0
3 Persons:	26.4	18.3	21.2	0.0
4 Persons:	10.6	7.0	8.0	0.0
5 Persons:	5.3	2.8	1.0	0.0
6 Persons:	0.4	1.8	0.7	0.0
7 Persons:	0.0	0.3	0.7	0.0
8 or more Persons:	0.0	0.5	0.3	0.0

HOUSEHOLD TYPE:

	Rental %	Homebuyer %	Homeowner %	TBRA %
Single/Non-Elderly:	21.1	46.6	17.4	0.0
Elderly:	2.0	2.8	55.6	0.0
Related/Single Parent:	48.0	37.5	19.1	0.0
Related/Two Parent:	6.9	9.4	5.9	0.0
Other:	22.0	3.7	2.1	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	40.2	0.0 [#]
HOME TBRA:	17.1	
Other:	33.3	
No Assistance:	9.3	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tallahassee

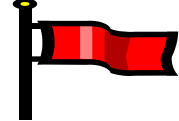
State: FL

Group Rank: 72
(Percentile)

State Rank: 7 / 29 PJs

Overall Rank: 70
(Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	68.06	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	64.63	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	1.59	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

